

CITY OF RENTON, WASHINGTON

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE OF THE CITY OF RENTON, WASHINGTON, AMENDING CHAPTER 1, ADMINISTRATION AND ENFORCEMENT, OF TITLE IV (DEVELOPMENT REGULATIONS) OF ORDINANCE NO. 4260 ENTITLED “CODE OF GENERAL ORDINANCES OF THE CITY OF RENTON, WASHINGTON,” EXTENDING THE PERIOD OF VALIDITY OF LAND USE AND SUBDIVISION APPROVALS.**

**WHEREAS**, the Puget Sound Area has undergone a substantial tightening of credit for development projects; and

**WHEREAS**, current employment forecasts point to a diminishing labor market in the Puget Sound area with a corresponding loss of demand for office and commercial buildings and residential construction; and

**WHEREAS**, the developers and city staff have invested substantial amounts of time in land use and subdivision activities which result in various approvals; and

**WHEREAS**, loss of those various approvals would be detrimental to the city and the general public;

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF RENTON, WASHINGTON, DOES ORDAIN AS FOLLOWS:**

**SECTION I.** Section 4-1-080, Interpretation, of Chapter 1, Administration and Enforcement, of Title IV (Development Regulations) of Ordinance No. 4260 entitled “Code of General Ordinances of the City of Renton, Washington,” is hereby amended to add a new subsection, F, to read as follows:

**F. EXTENSION OF PERIOD OF VALIDITY FOR LAND USE AND  
SUBDIVISION APPROVALS:**

The Planning Director is hereby authorized to extend the normal period of validity that would otherwise apply for land use and subdivision approvals that were valid on or after the effective date of this ordinance for an additional two years beyond the standard expiration dates listed in RMC 4-8 and RMC 4-9. This extension is in addition to any other extensions possible under City Code. This extension does not apply to temporary use permits, building permits, or public works permits. This provision shall automatically expire on December 31, 2010, and shall be removed from the code at that time unless another ordinance is passed extending this date.

**SECTION II.** This ordinance shall be effective upon its passage, approval, and five (5) days after publication.

PASSED BY THE CITY COUNCIL this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Bonnie I. Walton, City Clerk

APPROVED BY THE MAYOR this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Denis Law, Mayor

ORDINANCE NO. \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Lawrence J. Warren, City Attorney

Date of Publication: \_\_\_\_\_

ORD.1542:3/2/09:scr

DRAFT